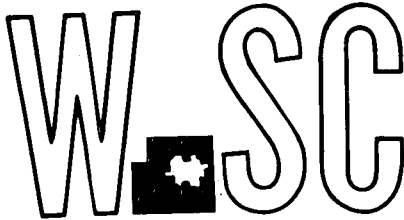
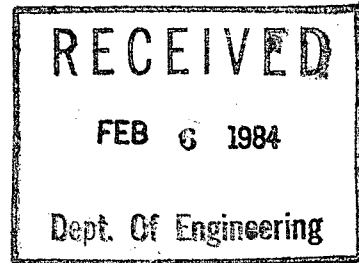


WICHITA - SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
COMMISSION

CITY HALL - TENTH FLOOR
455 NORTH MAIN STREET
WICHITA, KANSAS 67202
(316) 268-4561



February 3, 1984

Baughman Company, P.A.
330 Laura
Wichita, Kansas 67211

Re: S/D 83-117 - Final plat of Kelway 2nd Addition

Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission February 2, 1984, the above-captioned plat was considered. The action of the Committee was to recommend that this plat be approved subject to:

- A. Approval of this plat shall be subject to approval of an amendment to DP-15 allowing construction of a retail appliance or furniture store and associated warehousing on proposed Lot 2.
- B. The applicant shall provide copies of the recorded instruments which provide these properties with access to a public street.
- C. The applicant shall guarantee the extension of sanitary sewer to serve proposed Lot 2.
- D. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.
- E. The applicant's lot grading plan, as submitted and approved, requires cross-lot and off-site drainage easements. The existing ingress and egress easements shall be designated also for drainage purposes. Prior to Metropolitan Area Planning Commission review of the plat, the existing private storm sewer lines running westerly from Lot 1 shall be located.
- F. The Subdivision Committee recommends a waiver of the Subdivision Regulations' lot width-to-depth ratio. Lot 2 exceeds the 1 to 3 design standard.

Baughman Company, P.A.
February 3, 1984
Page 2

- G. Closure computations shall be submitted with the final plat tracing.
- H. Recording of the plat within 30 days after approval by the Board of City Commissioners.

Enclosed with the applicant's copy of this letter is a list of the five methods which have been adopted as being acceptable for guaranteeing improvements required in the approval of plats. The certificate will be required if petitions are submitted. Forms for the bond and irrevocable letter of credit are available from this office.

The enclosed "marked" copy of the final plat is for your information and files.

This matter will be forwarded to the Planning Commission for its consideration on February 9, 1984, at 1:30 p.m. If you have any questions concerning this matter, please call.

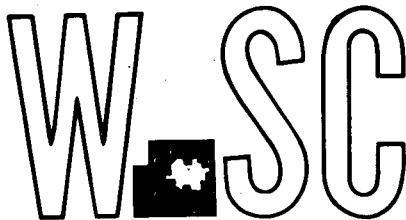
Sincerely,


Louise Olivarez
Senior Planner

LO:bh

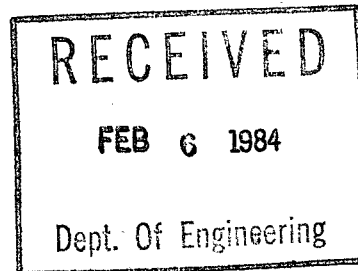
cc: Kelway, Inc., Daniel M. Carney, President, 6572 E. Central,
67206
Grant Tidemann, 150 N. Market, 67202
Mike Lindebak, City Engineer

WICHITA - SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
COMMISSION

CITY HALL - TENTH FLOOR
455 NORTH MAIN STREET
WICHITA, KANSAS 67202
(316) 268-4561



February 3, 1984

Baughman Company, P.A.
330 Laura
Wichita, Ks. 67211

Re: S/D 84-2 - Final plat of Hedgecliff 4th Addition

Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission, February 2, 1984, the above-captioned plat was considered. The action of the Committee was to recommend that this plat be approved subject to:

- A. The applicant shall re-petition for sanitary sewers and street paving. The paving petitions shall include sidewalks on both sides of Cypress, Mt. Vernon and Cooper. The applicant shall also re-petition for water service if determined necessary by the Water Department.
- B. A certificate confirming the petitions shall be submitted to the Planning Department for recording.
- C. Recording of the plat within 30 days after approval by the Board of City Commissioners.

The enclosed "marked" copy of the final plat is for your information and files.

This matter will be forwarded to the Planning Commission for its consideration on February 9, 1984, at 1:30 p.m. If you have any questions concerning this matter, please call.

Sincerely,

Louise Olivarez
Senior Planner

LO:bh

cc: Fidelity Investment Co., Attention: Clark Bastian, 229 S.
Market, 67202

W. L. Lindahl, City Engineer